

From: "Rallings, Director Michael" <Michael.Rallings@memphistn.gov>
To: "William L. Gibbons (wgibbons)" <wgibbons@memphis.edu>
"Goods, Major Darren" <Darren.Goods@memphistn.gov>
"Ryall, James" <Jryall@memphistn.gov>
"Hardy, Deputy Chief Michael-mem" <Michael.Hardy@memphistn.gov>
CC: michael.hardy@tn.gov
"Ben Adams" <badams@bakerdonelson.com>
Date: 3/7/2018 4:12:22 PM
Subject: RE: Fw: 1385 Corporate Avenue - Owners

Yes, just heard NexAir pulled out from the negotiations with us.

Director Michael W. Rallings
Memphis Police Department
170 N. Main Street, Rm 1224
Memphis, Tennessee 38103
Office: (901) 636-3700

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: "William L. Gibbons (wgibbons)" <wgibbons@memphis.edu>
Date: 3/7/18 2:01 PM (GMT-06:00)
To: "Rallings, Director Michael" <Michael.Rallings@memphistn.gov>, "Goods, Major Darren" <Darren.Goods@memphistn.gov>, "Ryall, James" <Jryall@memphistn.gov>, "Hardy, Deputy Chief Michael-mem" <Michael.Hardy@memphistn.gov>
Cc: michael.hardy@tn.gov, Ben Adams <badams@bakerdonelson.com>
Subject: Re: Fw: 1385 Corporate Avenue - Owners

Director,

I understand the City of Memphis is still in negotiations on this property for the Gang Unit. If he is comfortable doing so, do you Ben Adams to reach out to the owner of the property ?

Bill Gibbons

Executive Director
Public Safety Institute



The University of Memphis
317 Robison Hall
Memphis, TN 38152

901.385-4232 | memphis.edu

From: Rallings, Director Michael <Michael.Rallings@memphistn.gov>
Sent: Friday, February 16, 2018 11:51 AM
To: Goods, Major Darren; William Gibbons (wgibbons); Ryall, James; Hardy, Deputy Chief Michael-mem
Cc: michael.hardy@tn.gov; Ben Adams
Subject: RE: Fw: 1385 Corporate Avenue - Owners

I will advise.

Director Michael W. Rallings
Memphis Police Department
170 N. Main Street, Rm 1224
Memphis, Tennessee 38103
Office: (901) 636-3700

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: "Goods, Major Darren" <Darren.Goods@memphistn.gov>
Date: 2/16/18 11:40 AM (GMT-06:00)
To: "William Gibbons (wgibbons)" <wgibbons@memphis.edu>, "Rallings, Director Michael" <Michael.Rallings@memphistn.gov>, "Ryall, James" <Jryall@memphistn.gov>, "Hardy, Deputy Chief Michael-mem" <Michael.Hardy@memphistn.gov>
Cc: "Rallings, Director Michael" <Michael.Rallings@memphistn.gov>, "Ryall, James" <Jryall@memphistn.gov>, michael.hardy@tn.gov, Ben Adams <badams@bakerdonelson.com>
Subject: Re: Fw: 1385 Corporate Avenue - Owners

Commissioner Gibbons I am forwarding this email to Director Rallings for permission to move forward with this request. He is copied on this email.

V/r

Major Darren M. Goods
Operations Commander
Multi-Agency Gang Unit
5295 East Shelby Drive
Memphis, TN. 38118
Office: 901-222-5409
Cell: 901-395-6639
darren.goods@memphistn.gov

Community Outreach Program (C.O.P), a proactive initiative developed by the Memphis Police Department, to improve the quality of life of citizens and reduce juvenile violence, utilizing crime prevention techniques through identification, enforcement and education within the community

From: William Gibbons (wgibbons) <wgibbons@memphis.edu>
Sent: Friday, February 16, 2018 11:33:02 AM
To: Goods, Major Darren
Cc: Rallings, Director Michael; Ryall, James; michael.hardy@tn.gov; Ben Adams
Subject: Fw: 1385 Corporate Avenue - Owners

Darren,

The Crime Commission board chairman, Ben Adams, happens to know the owner of this property pretty well and is willing to help move things along if you need that kind of help. Just let him know. (I am copying him on this email.)

Bill Gibbons

Executive Director
Public Safety Institute



The University of Memphis

317 Robison Hall
Memphis, TN 38152

901.385-4232 | memphis.edu

From: Bill Gibbons <bgibbons@memphiscrime.org>
Sent: Wednesday, February 14, 2018 7:20 PM
To: William Gibbons (wgibbons)
Subject: Fwd: 1385 Corporate Avenue - Owners

Sent from my iPhone

Begin forwarded message:

From: "Goods, Major Darren" <Darren.Goods@memphistn.gov>
Date: February 14, 2018 at 7:02:26 PM CST
To: Bill Gibbons <bgibbons@memphiscrime.org>
Cc: "Rallings, Director Michael" <Michael.Rallings@memphistn.gov>, "Ryall, James" <Jryall@memphistn.gov>, "Hardy, Deputy Chief Michael-mem" <Michael.Hardy@memphistn.gov>
Subject: 1385 Corporate Avenue - Owners

Good Evening Commissioner Gibbons;

Per our conversation yesterday during the PSP Gang Assessment interview; the attachment provides limited information on the aforementioned property.

According to the Shelby County Tax Assessor's Office, Scott and Carolyn Heppel are the owners of the property that the City of Memphis is considering for MGU. NexAir currently has a lease and is sub leasing space on the property.

Thanks!

DETAILS FOR THIS PROPERTY[Return to search results](#)

Property Location and Owner Information	2017 Appraisal and Assessment Information
Parcel ID: 060222 00140C	Class: INDUSTRIAL
Property Address: 1385 CORPORATE AVE	Land Appraisal: \$ 165,600
Municipal Jurisdiction: MEMPHIS	Building Appraisal: \$ 726,900
Neighborhood Number: 00803A61	Total Appraisal: \$ 892,500
Tax Map Page: 182A	Total Assessment: \$ 357,000
Land Square Footage:	Greenbelt Land Appraisal: \$ 0
Acres: 4.6720	Homesite Land Appraisal: \$ 0
Lot Dimensions: 203514 SF 290 X 960.54 (IRR)	Homesite Building Appraisal: \$ 0
Subdivision Name:	Greenbelt Appraisal: \$ 0
Subdivision Lot Number:	Greenbelt Assessment: \$ 0
Plat Book and Page:	Click Here for 2016 Values
Number of 3	View: Assessor's GIS Map
Improvements:	View: GIS Parcel Map
Owner Name: HEPPEL C SCOTT & CAROLYN H (1/3 INT) AND	
In Care Of:	
Owner Address: 1385 CORPORATE AVE	
Owner City/State/Zip: MEMPHIS, TN 38132 1723	

Commercial Structure Information	
Land Use:	- WHS STORAGE
Total Living Units:	
Structure Type:	WAREHOUSE
Year Built:	1976
Investment Grade:	B
Building Square Footage:	26435

[Other Buildings on Site for this Property](#)[See Permits Filed for this Property](#)[See Sales Data for this Property](#)[See Property Building Sketch \(New\)](#)

Disclaimer: The information presented on this web site is based on the inventory of real property found within the jurisdiction of the county of Shelby in the State of Tennessee. Shelby County assumes no legal responsibility for the information contained within this web site. This is not a bill and does not serve as a notice or invoice for payment of taxes nor

V/r

Major Darren M. Goods

Operations Commander

Multi-Agency Gang Unit

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Memphis, TN. 38118

Office: 901-222-5409

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darren.goods@memphistn.gov

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